

**Kershaw County Planning and Zoning Commission  
Regular Session Minutes – March 11, 2019, 5:30 PM  
County Council Chambers  
515 Walnut Street, Camden, SC 29020**

Members in Attendance: Claude Eichelberger, George Harkins, Beth Smith, Kevin Scharf, Kate Denton, and Curtis Blackmon

Absent: Gary Whitlock

Staff in Attendance: Michael Conley, Joey Adams-Raczkowski, and Rhonda Darity

**Call to Order**

The Chairman, Claude Eichelberger, called the meeting to order at 5:30 PM.

**Approval of Minutes**

Curtis Blackmon made a motion that the minutes of the December 10, 2018 regular meeting be approved. The motion was seconded by George Harkins, and all voted in favor.

**Request to Rezone 19 Youngs Bend Road, from RD-2 to GD - Case# 18-03**

In giving his staff report, Joey Adams-Raczkowski informed the Commission that this rezoning is comprised of three (3) individual parcels (TMS# 062-00-00-055; 056, and 058) totaling approximately 27.91 acres. The applicant, Boskett Omorogieva Enterprises, LLC, is requesting that the three parcels be rezoned from RD-2 (Rural Resource District) to GD (General Development District). The parcels are surrounded by RD-2 zoning to the north, south, and west. The parcel is contiguous with GD zoning to the east. There is a single-family residence and vacant land to the north, wooded vacant land to the south and west, Carolina Motorsports Park and a convenience store/gas station to the east. The request is within compliance of the goals of the Comprehensive Plan and Future Land Use Map. The property is located in a portion of the rural Westville community which is favorable for development. Staff does not object to the Planning and Zoning Commission recommending approval of the rezoning request of the subject property from RD-2 to GD. The Kershaw County Council makes all final decisions regarding rezoning applications. Any commercial development that occurs would be required to buffer around the parcel with the single-family residence with a 30' wide Type "D" Buffer.

Mike Dinkins, speaking on behalf of Boskett Omorogieva Enterprises, LLC informed the Commission that the GD zoning would expand the possibilities of the parking of RVs and placement of cabins on the property. They need the rezoning in order to put the cabins up.

Doran Edwards had question concerning the 30' buffer.

After a brief discussion the Chairman called for a motion. George Harkins made a motion to approve the rezoning request from RD-2 to GD. Kate Denton seconded the motion, and all voted in favor of the rezoning.

**Public Comment**

On an unrelated note, Tom Webb III addressed the Commission.

**515 Walnut Street, Room 160 Camden, SC 29020 803-425-7233 Fax 803-424-5268**

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## **Adjournment**

At 5:49 PM, the Chairman called for a motion to adjourn. The motion was made by Kate Denton. Seconded by Kevin Scharf, and all voted in favor.

Respectfully submitted,

***Rhonda Darity***

Rhonda Darity  
Secretary

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